

SUMMARY OF A MEETING
COMMITTEE ON ZONING, LANDMARKS & BUILDING STANDARDS
MEETING OF JANUARY 17, 2019
TO BE REPORTED OUT JANUARY 23, 2019

MA-1804 (MAYORAL APPLICATION) ORDINANCE REFERRED (12-12-18)
DOC # O2018-9443

Amendment of Municipal Code Titles 2, 4, 11, 13, 14, 15, 17 and 18 regarding Building Code technical corrections and Fire Code Modifications

MA-1805 (MAYORAL APPLICATION) ORDINANCE REFERRED (12-12-18)
DOC # O2018-9304

PASS AS AMENDED

Amendment of Municipal Code Chapters 17-3, 17-4 and 17-10 by modifying transit-served locations to include projects in vicinity of certain CTA bus line corridor segments

MA-1806 (MAYORAL APPLICATION) ORDINANCE REFERRED (12-12-18)
DOC # A2018-142

Reappointment of Roul Gorzo and Smito N. Shah as members of Chicago Plan Commission for terms effective January 26, 2019 and expiring January 25, 2024

TAD-577 (44TH WARD) ORDINANCE REFERRED (12-12-18)
DOC # O2018-9300

PASS AS AMENDED

Amendment of Municipal Code Section 13-20-550 allowing an acknowledgment panel per art mural

NO. A-8441 (3RD WARD) ORDINANCE REFERRED (12-12-18)
DOCUMENT NO. O2018-9319

| | |
|----------------|--|
| Common Address | 4120-4248 S Michigan Ave |
| Applicant | Alderman Pot Dowell |
| Change Request | B3-2 Community Shopping District, RM5 Residential Multi Unit District, and B3-3 Community Shopping District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District |

NO. A-8431 (4TH WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT NO. O2018-8389

| | |
|----------------|---|
| Common Address | 4149-4153 S Vincennes Ave |
| Applicant | Alderman Sophia King |
| Change Request | RT4 Residential Two-Flat, Townhouse and Multi-Unit District to POS-2 Neighborhood Park, Mini-Park or Playlot District |

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NO. A-8432 (4TH WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT NO. O2018-8387

| | |
|----------------|--|
| Common Address | 3906 S Lake Park Ave |
| Applicant | Alderman Sophia King |
| Change Request | RM5 Residential Multi Unit District and B3-3 Community Shopping District to POS-2 Neighborhood Park, Mini-Park or Playlot District |

NO. A-8433 (19TH WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT NO. O2018-8393

| | |
|----------------|---|
| Common Address | 10300-10500 S Kedzie Ave |
| Applicant | Alderman Matthew O'Shea |
| Change Request | B3-1 Community Shopping District to B1-1 Neighborhood Shopping District |

NO. A-8438 (34th WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT NO. O2018-8410

Common Address 401W 103rd Place
Applicant Alderman Carrie Austin
Change Request M1-1 Limited Manufacturing/ Business Park District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

NO. A-8428 (49th WARD) ORDINANCE REFERRED (9-20-18)
DOCUMENT NO. O2018-7134

Applicant Alderman Joseph Moore
Change Request To classify a segment of the North Clark Street right of way from the centerline of West Touhy on the north and the centerline of West Albion Avenue on the south as a Pedestrian Street

NO. 18896 (1st WARD) ORDINANCE REFERRED (7-20-16)
DOCUMENT #O2016-5571

PASS AS REVISED

Common Address: 2117-63 North Milwaukee Avenue; 2117-25 North Rockwell Street; 2120-32 North Rockwell Street
Applicant: New Congress, LLC
Owner: New Congress, LLC
Attorney: Rolando R. Acosta
Change Request: B3-1 Community Shopping District and C1-1 Neighborhood Commercial District to B3-3 Community Shopping District and then to RBPB Residential Business Planned Development
Purpose: Rehabilitation of the existing 77 ft. tall building for a large venue, up to either 32 residential units or 50 hotel rooms and ground floor commercial space; development of the vacant parcel with a new building 120 ft. in height containing 120 residential dwelling units. Neither property has or will have parking or loading.

NO. 19759-T1 (1st WARD) ORDINANCE REFERRED (7-25-18)
DOCUMENT #O2018-6011

Common Address: 2251 W North Ave., Chicago IL 60647
Applicant: Hades Investment LLC
Owner: Hades Investment LLC
Attorney: Cameron & Kane
Change Request: B3-2 Community Shopping District to B2-2 Neighborhood Mixed Use District
Purpose: A live/work space for present occupants. Three dwelling units. Two parking spaces. 1,522 sq.ft/ of commercial space. Height is 32'6"

NO. 19834-T1 (1st WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #02018-8021

SUBSTITUTE NARRATIVE & PLANS

Common Address: 2229 W Huron St

Applicant: Kelly N Huddle

Owner: Kelly N Huddle

Attorney: Stephen Patterson

Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: 3-story residential building with two (2) dwelling units, two (2) garage parking spaces, no commercial square footage and a zoning of height of 32' 6".

NO. 19847 (1st WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #02018-8049

PASS AS AMENDED
AND PASS AS AMENDED TO T1

Common Address: 2038 W Superior St

Applicant: 2038 W North Ave

Owner: 2038 W North Ave

Attorney: Law Offices of Samuel VP Banks

Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicant is seeking a zoning change to permit a second floor addition to the existing two-story, single-family home. The proposed addition to the rear of the home will simply continue and maintain the height at the front of the existing building, which is 28-30 feet. One (1) surface parking space will be provided at the rear of the subject property.

NO. 19859-T1 (1st WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #02018-8079

SUBSTITUTE NARRATIVE & PLANS

Common Address: 1962-66 N Milwaukee Ave

Applicant: 1966 N Milwaukee LLC

Owner: 1966 N Milwaukee LLC

Attorney: Law Offices of Samuel VP Banks

Change Request: B3-2 Community Shopping District and B3-5 Community Shopping District to B3-5 Community Shopping District

Purpose: The Applicant is seeking to amend the previously approved Type 1 Zoning Map Reclassification Application, in order to expand the site area, to include the parcel - immediately to the south, which will similarly allow for the lateral expansion of the proposed new building, pursuant to a modified set of architectural plans. The new proposal calls for the construction of a new five-story (with basement) building, which will contain retail/ commercial space - at grade level, and a total of twenty-eight (28) dwelling units - above. The subject property is located within 1,320 linear feet of the Milwaukee CTA (Train) Station, and - therefore, the Applicant intends to effectuate this proposal pursuant to the Transit Oriented Development (TOD) Ordinance. As such, there will be off-street (onsite) parking - for six (6) vehicles, located at and within the rear of the site. The new proposed building will be masonry in construction and will measure 59 feet-2 inches in height.

NO. 19887 (1st WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9267

PASS AS AMENDED TO TYPE 1

Common Address: 1731 W Erie St
Applicant: 1731 W Erie LLC
Owner: 1731 W Erie LLC
Attorney: Law Office of Mark J Kupiec
Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District
Purpose: To demolish the existing building and build a new 3 story, 3 dwelling unit residential building; 3 parking spaces; no commercial space; 3 story, height: 38 feet

NO. 19903 (1st WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9492

Common Address: 1540 N Campbell Ave
Applicant: 1540 Campbell LLC
Owner: 1540.Campbell LLC
Attorney: Law Offices of Samuel VP Banks
Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District
Purpose: The Applicants are seeking a zoning change to permit a new three-story, three (3) unit residential building at the subject site. The new building will measure 38 feet-0 inches in height and will be supported by three (3) onsite garage parking spaces.

NO. 19888 (2nd WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9268

Common Address: 831 N Damen Ave
Applicant: 831 N Damen Homeowners Association
Owner: 831 N Damen Homeowners Association
Attorney: Law Offices of Samuel VP Banks
Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM5 Residential Multi Unit District
Purpose: The existing three-and-a-half-story (with basement) residential building, which is situated along the north property line and measures more than 38 feet-0 inches in height, presently contains six (6) dwelling units. The existing building - therefore, is non-conforming, under the current Zoning Ordinance. The Applicant is seeking a Zoning Map Amendment, in order to permit the renovation and expansion of the existing non-conforming building and the six (6) dwelling units located therein. Part of the proposed renovation plan calls for the build out of the 'attic' (dormer), above the third-floor, in order to provide additional habitable space for the residents of the two (2) dwelling units, located on the third-floor of the existing building. No additional dwelling units are intended or contemplated. As such, the building will continue to contain a total of six (6) dwelling units, upon completion of the proposed renovation work. There is - and will remain - onsite surface parking for three (3) vehicles, located at the rear of the building. The proposed renovation work will be completed in masonry and stone, to match the design of the existing building. Upon completion of the proposed renovation work, the building will measure 45 feet- 0 inches (approximately) in height. The proposed Zoning Change is also required to cure the current non-conforming conditions, at the property, and to bring the existing building into compliance, under the Chicago Zoning Ordinance.

NO. 19863 (4th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9265

Common Address: 4328 S Langley Ave
Applicant: Tiana Chanel Johnson
Owner: Tiano Chanel Johnson
Attorney: James B Novy
Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District RM4.5
Residential Multi-Unit District
Purpose: No commercial space; 2 parking spaces provided; Bldg. Height 32 ft -No
increase to the height of the building ; Building will be used to convert
from 2 D.U. to 3 D.U.; No exterior changes

NO. 19876-T1 (15th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9124

SUBSTITUTE NARRATIVE & PLANS

Common Address: 4508-18 S McDowell Ave
Applicant: Jose Olivos
Owner: Jose Olivos
Attorney: Gordon & Pirkarski
Change Request: C3-2 Commercial, Manufacturing and Employment District to C3-2
Commercial, Manufacturing and Employment District
Purpose: Applicant will maintain the existing tavern and parking. Applicant will
construct a two story addition to the existing building . Applicant has
changed original Type 1 Plan.

NO. 19898(15th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9311

Common Address: 4320-4322 S California Ave
Applicant: Kasper Development LLC
Owner: Kasper Development LLC
Attorney: Paul Kolpak
Change Request: B1-1 Neighborhood Shopping District to B2-1 Neighborhood Mixed Use
District
Purpose: To subdivide the existing lot of record into two 25x125.53 Lots to construct
a new two story single family home with detached 2 car garage on lot 40
and to construct a new two-story single family home with detached 2 car
garage on lot 39. The heights of each building will be 17 feet 9 inches.

NO. 19854 (20th WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #O2018-8057

Common Address: 6450-56 S Dorchester Ave
Applicant: 6450-56 S Dorchester LLC
Owner: 6450-56 S Dorchester LLC
Attorney: Law Office of Mark J Kupiec
Change Request: RS2 Single-Unit (Detached House) District to RS3 Single Unit (Detached House)
District
Purpose: To subdivide the property into 3 zoning lots and build 3 new single family houses
(one house on each new zoning lot); each house will provide 2 parking spaces
and each house will have a maximum height of 30 feet

NO. 19889 (20th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9282

Common Address: 655 W 59th St

Applicant: The Perdue Family Trust

Owner: The Perdue Family Trust

Attorney: Charlotte Huffman/ Neal & Leray

Change Request: RS3 Single Unit (Detached House) District to B1-1 Neighborhood Shopping District

Purpose: The property will be used primarily as office space for the Applicant's real estate business, with additional uses including co-working space and possibly a small community garden in the rear open space (200 sq. ft.). The building is approximately 1,330 square feet and will not change in size. No parking is required under the proposed zoning district.

NO. 19897 (24th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9308

Common Address: 2600-02 W 23rd Street

Applicant: Citrin Properties LLC – 2600 23rd Series

Owner: Citrin Properties LLC – 2600 23rd Series

Attorney: Law Offices of Samuel VP Banks

Change Request: B3-2 Community Shopping District to B2-3 Neighborhood Mixed-Use District

Purpose: The Applicants are seeking a zoning change to permit the establishment of two (2) ground-floor dwelling-units, for a total of eight (8) dwelling-units, in the existing multi-unit building located at the subject site. The footprint of the existing building will remain without change. No onsite parking is currently provided. Six (6) spaces will be provided at the rear of the subject lot, as part of this zoning change.

NO. 19894 (25th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9281

Common Address: 1721 W 21st St

Applicant: Midway Assets LLC

Owner: Midway Assets LLC

Attorney: Tyler Manic

Change Request: B3-2 Community Shopping District to RM5 Residential Multi Unit District

Purpose: The applicant seeks a zoning amendment to renovate an existing 2 unit building, which has no parking spaces. After renovations are completed the property will have 7 dwelling units and 3 parking spaces. The applicant will seek a variation to reduce 2 parking spaces. The building will be 35 feet 4 inches tall.

NO. 19895 (26th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9297

PASS AS AMENDED

Common Address: 1345 N Campbell Ave

Applicant: Nadeya Khalil

Owner: Nadeya Khalil

Attorney: Law Offices of Samuel VP Banks

Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicants are seeking a zoning change to permit a two-story rear addition to the existing single-family residence at the subject site. The existing two-car garage located at the rear of the subject property will remain without change.

NO. 19896 (26th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9298

Common Address: 1551-53 N Kostner Ave

Applicant: Timothy Sanchez

Owner: Timothy Sanchez

Attorney: Law Offices of Samuel VP Banks

Change Request: RS3 Single Unit (Detached House) District to C2-1 Motor Vehicle Related Commercial District

Purpose: The Applicant is seeking a zoning change to bring the auto repair shop, which currently operates at the subject site into compliance with the Zoning Ordinance. The footprints and heights of the existing buildings will remain without change.

NO. 19901 (26th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9343

Common Address: 3252 W Wabansia Ave

Applicant: Cynthia Rodriguez

Owner: Cynthia Rodriguez

Attorney: Law Offices of Samuel VP Banks

Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicant is seeking a zoning change to permit and legally establish a third dwelling unit within the existing residential building. The existing two story residential building is masonry in construction. No physical expansion of the existing building is proposed at this time. On-site garage parking will remain located at the rear of the subject property.

NO. 19864 (27th WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #O2018-8169

Common Address: 832 W Fulton Market Street

Applicant: 832 W Fulton LLC

Owner: 832 W Fulton LLC

Attorney: Ed Kus

Change Request: C3-2 Commercial, Manufacturing and Employment District to DS-3 Downtown Service District

Purpose: No change to the existing use. It will continue to be used for various restaurants, retail, and office space. Building contains approximately 60 on-site parking spaces, with approximately 83,000 SF of commercial space. Height is approximately 50 feet and will not change.

NO. 19820 (27th WARD) ORDINANCE REFERRED (9-20-18)
DOCUMENT #O2018-7750

PASS AS REVISED

Common Address: 200-08 W Chicaga Ave; 800-20 N Wells St. 201-09 W Institute Place

Applicant: 808 N Wells St Devca LLC

Owner: Smithfield Chicaga Wells LLC

Attorney: Michael Ezgur

Change Request: Residential Business Planned Development No. 1303 to DX-7 Downtown Mixed Use District and then DX-7 Downtown Mixed Use District to Residential Business Planned Development No. 1303, as amended

Purpose: The Applicant proposes to construct a new, seventeen-story, mixed-use building with approximately 6,300 square feet of ground floor commercial space, 297 residential units, 16 automobile parking spaces, Pursuant to the Transit Served Location provisions of the Chicago Zoning Ordinance, 297 bicycle parking spaces, and two loading berths. The proposed height of the building is 210 feet.

NO. 19890 (29th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9277

Common Address: 1648 N McVicker Ave

Applicant: Eddy Gonzalez

Owner: Eddy Gonzalez

Attorney: Pericles Abbasi

Change Request: RS3 Single Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: After rezoning permits will be obtained for the property with 2 current dwelling units to legalize a 3rd dwelling unit in the basement. There will be 3 dwelling units & zero commercial space. No changes to be made to external structure of the 63-year-old 2-story building. There will remain 2 off-street parking spaces in rear garage.

NO. 19139 (30th WARD) ORDINANCE REFERRED (3-29-17)
DOCUMENT #O2017-1924

PASS AS REVISED

Common Address: 3201-3233 N Cicero Ave

Applicant: Chicaga Tabernacle of the Assemblies of God

Owner: Chicaga Tabernacle of the Assemblies of God

Attorney: Law Office of Samuel VP Banks

Change Request: B3-1 Community Shopping District and C2-1 Motor Vehicle Related Commercial District to C1-5 Neighborhood Commercial District and then to an Institutional Planned Development

Purpose: The Applicant is seeking to establish an Institutional Business Residential Planned Development in order to permit a building addition to expand its sanctuary and prayer area, establish a community center, establish accessory medical service and limited retail uses at grade, and maintain twenty-two (22) residential dwelling units. The height of the proposed building addition will be 80 feet 6 inches above grade. Forty-three (43) off-street parking spaces will be provided onsite.

NO. 19774-T1 (31st WARD) ORDINANCE REFERRED (9-20-18)
DOCUMENT #O2018-6941

Common Address: 2738 N Laramie Ave

Applicant: Greenbluff LLC

Owner: Greenbluff LLC

Attorney: Law Offices of Samuel VP Banks

Change Request: B1-1 Neighborhood Shopping District to B2-3 Neighborhood Mixed-Use District

Purpose: The existing three-story (with basement) mixed-use building presently contains three (3) commercial units - at grade level, and thirteen (13) dwelling units - above. The existing building - therefore, is non-conforming, under the current Zoning Ordinance. The existing commercial units have been vacant for many years. As such, the Applicant is seeking a zoning change in order to convert the three (3) existing commercial units into dwelling units and to establish one (1) additional dwelling unit within the basement - for the establishment of a total of seventeen (17) dwelling units, within the existing building, at the subject site: As part of the conversion plan, the Applicant will be razing the existing three-car garage and locating a total of eight (8) off-street surface parking spaces, at the rear of the property, with access off of the Public Alley. The existing building is masonry and frame in construction and measures 29 feet-6 inches (approx.) in height. No physical expansion of the existing building is intended or required.

NO. 19886 (31st WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9266

Common Address: 3015-3021 N Cicero Ave

Applicant: Property Match USA LLC 3021 N Cicero Ave

Owner: Property Match USA LLC 3021 N Cicero Ave

Attorney: Law Office of Mark J Kupiec

Change Request: B1-1 Neighborhood Shopping District to C1-1 Neighborhood Commercial District

Purpose: To establish a banquet or a meeting hall and a day care center within the existing commercial building (approximately 18,000 square feet of commercial space); existing on-site 24 parking spaces to remain; existing one story / existing height - no change proposed

NO. 19873 (32nd WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9032

Common Address: 2431 N Richmond Street

Applicant: Devries Realty Corp

Owner: Devries Realty Corp

Attorney: Thompson Coburn LLP

Change Request: RS3 Single Unit (Detached House) District to M1-1 Limited Manufacturing/ Business Park District

Purpose: The applicant proposes to use the existing 1 story brick building for general manufacturing activity (welding machine supply and repair). The structure is approximately 15 feet tall and approximately 4200 sq. ft. and the site has 3 existing parking spaces with no dwelling units.

NO. 19882-T1 (35th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9263

SUBSTITUTE NARRATIVE & PLANS

Common Address: 2618 N Milwaukee Avenue

Applicant: MRC 2616 Milwaukee LLC

Owner: Grace Logan LLC

Attorney: Rolando Acosta

Change Request: B3-2 Community Shopping District to B3-5 Community Shopping District

Purpose: The Applicant proposes to redevelop the existing five-story building with a roof-top addition for a total height of 77.00 feet and a rear one-story addition, 15.25 ft. in height. The building as redeveloped will be used for ground floor retail uses, including incidental service of alcohol, an approximate 35-room hotel, roof-top and at-grade outdoor seating with no parking or loading

NO. 19833 (35th WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #O2018-8020

Common Address: 4314-18 N Kimball Ave

Applicant: City & Suburban Properties LLC

Owner: City & Suburban Properties LLC

Attorney: Paul Kolpak

Change Request: RS3 Single Unit (Detached House) District to RM4.5 Residential Multi-Unit District

Purpose: To construct a new three story brick building with 6 residential dwelling units. There will be 6 parking spaces. The height of the building will be 31 feet 6 inches. No commercial space.

NO. 19884-T1 (36th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9269

Common Address: 4437 W Armitage

Applicant: 19CC, LCC

Owner: 19CC, LCC

Attorney: Milan Trifkovich

Change Request: M1-1 Limited Manufacturing/ Business Park District to C1-1 Neighborhood Commercial District

Purpose: No residential; Four existing parking spaces on site. To establish a package liquor store and rear tavern space approximately 1,077 square feet. Overall commercial space within the existing one story building. Height at 13'7

NO. 19905 (36th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9603

Common Address: 3535 N Linder Ave

Applicant: Naum and Galina Pertsovskiy

Owner: Naum and Galina Pertsovskiy

Attorney: Law Offices of Samuel VP Banks

Change Request: RS3 Single Unit (Detached House) District to RM-4.5 Residential Multi Unit District

Purpose: The Applicants are seeking a zoning change to permit a sixth dwelling-unit at the subject property. The existing building will otherwise remain without change.

NO. 19891-11 (37th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9278

Common Address: 1319-23 N Lamon/ 4857-59 W Kamerling

Applicant: Lamon LLC

Owner: Lamon LLC

Attorney: Dean Maragos

Change Request: RS3 Single Unit (Detached House) District to RM5 Residential Multi Unit District

Purpose: To bring into compliance two existing basement units for a total of 8 units on the subject site

NO. 19872 (39th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9016

Common Address: 6248-52 N Pulaski Road

Applicant: Valentino Caushi

Owner: Valentino Caushi

Attorney: Paul Kolpak

Change Request: B1-1 Neighborhood Shopping District to B1-2 Neighborhood Shopping District

Purpose: To construct a new three story mixed use development. There will be commercial space on the ground level and six residential units on the second and third floor. There will be 7 parking spaces including one handicapped parking space. The heights of the building will be 32 feet 4 inches.

NO. 19892 (40th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #O2018-9279

Common Address: 5500-5508 N Western Ave

Applicant: Sharon Gonsky and Lorriane Frazin

Owner: Sharon Gonsky and Lorriane Frazin

Attorney: Schain Banks

Change Request: 82-2 Neighborhood Mixed Use District to C2-2 Motor Vehicle Related District

Purpose: The purpose of the rezoning is to allow for the operation of a retail garden center with outdoor sales and storage. The existing buildings will remain and there will be no structural change to the existing buildings. The building at 5500 N Western that will contain the garden center is approx. 888 SF of existing indoor commercial space with outside sales and storage excluding the required parking spaces. The building at 5508 N Western is 2,650 SF of existing commercial space.

NO. 19869 (42nd WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #O2018-8006

PASS AS REVISED

Common Address: 200 E Rondolph ST

Applicant: 601 W Companies LLC

Owner: 601 W Companies LLC

Attorney: John George

Change Request: Residential Business Planned Development No. 70 to Residential Business Planned Development No. 70 as amended

Purpose: An 83 story, 1195 foot tall office building with observatory, retail and entertainment uses on the top three floors, the plaza level and on the floors below grade and office uses on the other floors of the building

NO. 19761-T1 (45th WARD) ORDINANCE REFERRED (7-25-18)
DOCUMENT #02018-6013

PASS AS AMENDED
PASS WITH SUBSTITUTE NARRATIVE & PLANS

Common Address: 5600 North Northwest Highway

Applicant: Mathew Heitz
Owner: Mathew Heitz
Attorney: Rolando Acosta
Change Request: M1-1 Limited Manufacturing/ Business Park District to M2-1 Light Industry District
Purpose: the subject property is currently improved with a one-story building, approximately 20.0 feet in height, with one loading berth and no parking. The Applicant proposes to rezone the property to allow the use of the property for the processing, storage and retail sale of firewood. No changes to the existing improvements on the property are proposed.

NO. 19868 (46th WARD) ORDINANCE REFERRED (10-31-18)
DOCUMENT #02018-8010

PASS AS AMENDED

Common Address: 4812-4818 N Broadway, 1210-1226 W Lawrence Ave, and 4801-4821 N Magnolia

Applicant: Farpoint Acquisitions LLC and Uptown HM Investments LLC
Owner: UTA II LLC
Attorney: Ted Novak
Change Request: B3-3 Community Shopping District and B3-5 Community Shopping District to an Entertainment Planned Development
Purpose: To facilitate the rehabilitation and re-occupancy of the theatre

NO. 19902 (47th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #02018-9459

Common Address: 1938 W Irving Park Road

Applicant: NSA Building Management INC
Owner: NSA Building Management INC
Attorney: Law Offices of Samuel VP Banks
Change Request: B1-2 Neighborhood Shopping District to C1-2 Neighborhood Commercial District
Purpose: The Applicants are seeking a zoning change to bring the existing bar/tavern that operates at the subject site into full compliance with the Chicago Zoning Ordinance. The existing building will otherwise remain without change.

NO. 19893 (49th WARD) ORDINANCE REFERRED (11-14-18)
DOCUMENT #02018-9280

Common Address: 7111 N Clark St

Applicant: Auto Tecx Real Estate
Owner: Auto Tecx Real Estate
Attorney: Schain Banks Law
Change Request: B3-2 Community Shopping District to C1-2 Neighborhood Commercial District
Purpose: The applicant seeks a rezoning to allow the applicant to perform auto body repair work in an existing auto repair shop. No change is being made to the structure of the existing building. Except for offering auto body repair work no changes are proposed to the current business. The building contains an existing approximate 8,740 sf of work space

83 LANDMARK DESIGNATION**Or2018-9247 (27TH WARD) ORDINANCE REFERRED (12-12-18)**

Historical landmark designation for Cook County Hospital Administration Building at 1835 W Harrison

FEE WAIVER**Or2018-659 (43RD WARD) ORDINANCE REFERRED (10-31-18)**

Fee Waiver for Historical Landmark of 2117 N Cleveland St.

LARGE SIGNS OVER 100 FEET IN AREA, 24 FEET ABOVE GRADE -

| <u>DOC#</u> | <u>WARD</u> | <u>LOCATION</u> | <u>PERMIT ISSUED TO</u> |
|-------------|-------------|---------------------------|------------------------------------|
| Or2018-662 | 2 | 2001 N Clybourn Ave | Interior Define |
| Or2018-642 | 8 | 901 E 95 th St | Advocate Health & Hospitals Corp. |
| Or2018-643 | 8 | 901 E 95 th St | Advocate Health & Hospitals Corp. |
| TBD | 10 | 900 N Branch Street | National Louis University |
| Or2018-658 | 27 | 1800 W Walnut St | Finch Beer Company |
| Or2018-657 | 27 | 833 N Orleans | Marween Foundation |
| Or2018-650 | 32 | 2900 N Ashland Ave | Children's Healthcare Associates |
| Or2018-652 | 32 | 1554 W North Ave | Fifth Third |
| Or2018-654 | 32 | 1554 W North Ave | Fifth Third |
| Or2018-655 | 32 | 1554 W North Ave | Fifth Third |
| Or2018-656 | 32 | 1554 W North Ave | Fifth Third |
| Or2018-660 | 33 | 3033 W Fletcher | Ascmer Brothers Co., Inc |
| Or2018-661 | 33 | 3033 W Fletcher | Ascmer Brothers Co., Inc |
| Or2018-666 | 40 | 2420 W Lawrence Ave | Fifth Third Bank |
| Or2018-665 | 40 | 4800 N Western Ave | Fifth Third Bank |
| Or2018-664 | 40 | 4800 N Western Ave | Fifth Third Bank |
| Or2018-663 | 40 | 4800 N Western Ave | Fifth Third Bank |
| Or2018-653 | 41 | 8501 W Higgins Rd | Derick Dermatology |
| Or2018-651 | 41 | 8430 W Bryn Mawr | Association for Supply Chain Mngmt |
| Or2018-649 | 41 | 8430 W Bryn Mawr | Association for Supply Chain Mngmt |
| TBD | 42 | 24 W Randolph St | Broadway in Chicago Nederlander |
| Or2018-648 | 42 | 363 W Ontario St. | Fifth Third Bank |
| Or2018-647 | 42 | 363 W Ontario St. | Fifth Third Bank |
| Or2018-646 | 42 | 363 W Ontario St. | Fifth Third Bank |
| Or2018-645 | 42 | 363 W Ontario St. | Fifth Third Bank |
| Or2018-644 | 42 | 450 N City Front Plaza | The University of Chicago |
| Or2018-627 | 44 | 3535 N Ashland Ave | Artis Senior Center |
| Or2018-679 | 44 | 3535 N Ashland Ave | Artis Senior Center |